

THIS INSTRUMENT PREPARED BY AND RETURN TO: 9 58 AM '94
 Bob T. Williams, Attorney
 5521 Murray Avenue
 Memphis, TN 38119
 File No. W930878

STATE MS.-DESOTO CO. NO.

BK 267 PG 790

FEB 18 10 40 AM '94

901-767-8200

WARRANTY DEED BY INDIVIDUALS

SPECIAL WARRANTY DEED BY TRUSTEE IN BANKRUPTCY

BK PG
WE DESOTO CO. CLK.

This indenture, made and entered into this 3rd
 day of December, 1993, by and between ROBERT C.
 BOSWELL and wife, ALICE G. BOSWELL, and NORMAN P. HAGEMEYER,
 Bankruptcy Trustee, parties of the first part and DONALD B.
 CLANTON and wife, CECILIA C. CLANTON, parties of the second part;

WITNESSETH:

That for and in consideration of the sum of ten dollars
 (\$10.00) cash in hand paid and other good and valuable
 considerations, the receipt and sufficiency of all of which is
 hereby acknowledged, the said parties of the first part have
 bargained and sold and do hereby bargain, sell, and convey unto
 the said parties of the second part the following described real
 estate situated and being in Desoto County, State of Mississippi,
 to-wit:

For a complete description of the property which is the
 subject of this Warranty Deed see Exhibit A attached hereto
 and incorporated herein by reference as though copied herein
 verbatim.

Said real property is municipally known as 2225 Malone Road,
 being the same property conveyed to parties of the first part,
 Robert C. Boswell and wife, Alice G. Boswell, by Warranty Deed
 dated January 13, 1992, and recorded in Book 241, Page 486 of the
 Office of the Clerk of the Chancery Clerk of Desoto County,
 Mississippi.

TO HAVE AND TO HOLD the aforesaid real estate together with
 all the appurtenances and hereditaments thereunto belong or in
 anywise appertaining unto the said parties of the second part,
 their successors and assigns in fee simple forever. The said
 Norman Hagemeyer, Bankruptcy Trustee in Case No. 92-28653-B of
 the United States Bankruptcy Court for the Western District of
 Tennessee, Western Division, does hereby covenant with the said
 parties of the second part that he has an interest in the
 aforesaid real estate by virtue of his being Bankruptcy Trustee
 in the bankruptcy of Southland Mechanical Contractors, Inc.,
 a.k.a. Southland Air Conditioning, Inc., in the aforesaid
 Bankruptcy Court; furthermore, by authority of said Court by

Order Approving Compromise of Adversary Proceeding, Amending Complaint and Dismissing Adversary Proceeding as entered in said bankruptcy court on the 23d day of August, 1993, directing that the above-described property be sold. That as Bankruptcy Trustee, the said Norman Hagemeyer has a good right to sell and convey his interest in same; that the same is unencumbered and that the title and quiet possession thereto Norman Hagemeyer, Bankruptcy Trustee, will warrant and forever defend against the lawful claims of those persons claiming by, through or under him, but not further or otherwise. Norman Hagemeyer, Bankruptcy Trustee, executes this Warranty Deed as Bankruptcy Trustee only.

WITNESS the signatures of the said parties of the first part as of the day and year first hereinabove written.

NP Hagemeyer Trustee
Norman P. Hagemeyer, Bankruptcy Trustee

Robert C. Boswell
Robert C. Boswell

Alice G. Boswell
Alice G. Boswell

STATE OF TENNESSEE
COUNTY OF SHELBY

Personally appeared before me, the undersigned Notary Public, in and for the state and county aforesaid, the within named Norman P. Hagemeyer, Trustee, the within named bargainor with whom I am personally acquainted and who acknowledged that he signed and delivered the foregoing instrument the day and year therein mentioned for the purposes therein contained as his voluntary act and deed.

Given under my hand and seal this 3 day of December, 1993.

Notary Public

My commission expires 1/11/1994.

STATE OF TENNESSEE
COUNTY OF SHELBY

Personally appeared before me the undersigned Notary Public, in and for the state and county aforesaid, the within named Robert T. Boswell and wife, Alice G. Boswell, the within named bargainor with whom I am personally acquainted and who acknowledged that they signed and delivered the foregoing instrument the day and year therein mentioned for the purposes therein contained as their voluntary act and deed.

Notary Public

My commission expires 1/11/1994.

Clanton.warranty

EXHIBIT A

Beginning at a point in the East line of Section 22, and in Malone Road, said point being 637.43 feet north of the southeast corner of Section 22, and 600.66 feet north of the intersection of the north line of Nesbit-Pleasant Hill Road (as dedicated) with the east line of Section 22; as measured along the east line of Section 22; thence northwardly with the east line of Section 22 and along Malone Road a distance of 678.76 feet to a point, the northeast corner of the south half of the Southeast Quarter of Section 22; thence westwardly making an interior angle of 89 degrees 55' 41" a distance of 2661.83 feet to an iron pin, the northwest corner of the south half of the Southeast Quarter of said Section 22; thence southwardly making an interior angle of 89 degrees 53' 20" along the west line of the Southeast Quarter of Section 22, a distance of 1323.33 feet to an old iron pin, the southwest corner of said Quarter Section; thence eastwardly making an interior angle of 89 degrees 57' 25" along the south line of Section 22, a distance of 1863.84 feet to an iron pin; thence northeastwardly making an interior angle of 112 degrees 13' 11" a distance of 688.55 feet to an iron pin; thence eastwardly making an interior angle of 247 degrees 46' 49" a distance of 535.91 feet to the point of beginning, containing 70.8538, more or less, acres of land, located in Section 22, Township 2 South, Range 7 West, DeSoto County, Mississippi, in the South 1/2, Southeast 1/4 of Section 22.

GRANTOR: Robert C. Boswell & wife, Alice G. Boswell
 ADDRESS: 2820 W. Levee Oaks, Collierville, TN. 38017
 Home Phone: 910-853-1931 Business Phone: 901-345-5700

GRANTEE: Donald B. Clanton & wife, Cecilia C. Clanton
 ADDRESS: 2469 Brandemere, Germantown, TN. 38138
 Home Phone: 901-756-0864
 Business Phone: 901-523-3701

STATE MS.-DE SOTO CO.

DEC 13 12 13 PM '93

BK PG
 WE CLK.